



AUSTIN HOUSING FINANCE CORPORATION

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BOARD OF DIRECTORS' MEETING

AUSTIN HOUSING FINANCE CORPORATION

MONDAY, SEPTEMBER 22, 2011

The Board of Directors of the Austin Housing Finance Corporation (AHFC) was convened on Monday, September 22, 2011, in the Council Chambers of City Hall, 301 W. 2nd Street, Austin, Texas. The following were the AHFC items considered by the Austin Housing Finance Corporation's Board of Directors.

President Leffingwell called the meeting to order at 3:14 p.m.

CONSENT AGENDA

The following items were acted on in a combined motion.

- AHFC1. Approve the minutes of the August 4, 2011 and September 12, 2011 Board meetings of the Austin Housing Finance Corporation.
The minutes for the Austin Housing Finance Corporation meeting of August 4, 2011 and September 12, 2011 were approved on Vice President Cole's motion, Board Member Spelman's second on a 6-0 vote. Board Member Tovo was off the dais.
- AHFC 2. Authorize the negotiation and execution of a one-year service agreement with the City to manage and operate various housing programs for the City during fiscal year 2011-2012 funded by proceeds from the City's General Obligation housing bonds in an amount not to exceed \$6,649,505.
The motion authorizing the negotiation and execution of a service agreement with the City was approved on Vice President Cole's motion, Board Member Spelman's second on a 6-0 vote. Board Member Tovo was off the dais.
- AHFC 3. Authorize the negotiation and execution of a one-year service agreement with the City of Austin to manage and operate various housing programs for the City during Fiscal Year 2011-2012, funded by United States Department of Housing and Urban Development funds and local housing funds, in an amount not to exceed \$6,620,570.
The motion authorizing the negotiation and execution of a service agreement with the City of Austin was approved on Vice President Cole's motion, Board Member Spelman's second on a 6-0 vote. Board Member Tovo was off the dais.

- AHFC 4. Authorize the negotiation and execution of a one-year contract with the Housing Authority of the City of Austin to fund and administer the Tenant-Based Rental Assistance Program, in an amount not to exceed \$567,000.
The motion authorizing the negotiation and execution of a contract with the Housing Authority of the City of Austin was approved on Vice President Cole's motion, Board Member Spelman's second on a 6-0 vote. Board Member Tovo was off the dais.
- AHFC 5. Authorize the negotiation and execution of a one-year contract with the Austin Area Urban League in an amount not to exceed \$1,000,000 to administer the Emergency Home Repair program.
The motion authorizing the negotiation and execution of a contract with the Austin Area Urban League was approved on Vice President Cole's motion, Board Member Spelman's second on a 6-0 vote. Board Member Tovo was off the dais.
- AHFC 6. Authorize the negotiation and execution of contracts with the following five contractors: AUSTIN NEIGHBORHOOD ALLIANCE FOR HABITAT, INC.; MEALS ON WHEELS AND MORE; AUSTIN AREA URBAN LEAGUE; INTERFAITH ACTION OF CENTRAL TEXAS; and AMERICAN YOUTHWORKS; each for a one-year term beginning on October 1, 2011, to provide emergency home repair services under the General Obligation Bond Home Repair Program, for a combined total amount not to exceed \$1,324,470.
The motion authorizing the negotiation and execution of contracts with Austin Neighborhood Alliance for Habitat, Inc.; Meals on Wheels and More; Austin Area Urban League; Interfaith Action of Central Texas; and American YouthWorks was approved on Vice President Cole's motion, Board Member Spelman's second on a 6-0 vote. Board Member Tovo was off the dais.
- AHFC 7. Authorize an increase of \$951,000 to an existing loan to the MARY LEE COMMUNITY, or its affiliate, to assist with the construction of 40 new affordable units of multi-family rental housing at 1340 and 1342 Lamar Square Drive, for a total loan amount not to exceed \$1,626,000.
The motion authorizing an increase of \$951,000 to an existing loan to the Mary Lee Community was approved on Vice President Cole's motion, Board Member Spelman's second on a 6-0 vote. Board Member Tovo was off the dais.
- AHFC 8. Authorize award, negotiation and execution of five 12-month contracts, each with four 12-month extensions, with BIRCH CONSTRUCTION, VALDEZ REMODELING & WEATHERIZATION, INC., PIATRA INC., ILCOR HOMES, INC., ON-CALL MANAGEMENT SERVICES, INC., CAMILO GARCIA CONSTRUCTION, INC., and AGH20 HOLDINGS LLC, for homeowner repair services, for a combined total in an amount not to exceed \$4,989,582, and said extensions in an amount not to exceed \$6,000,000 each year for all five contracts, for a total amount not to exceed \$29,000,000.
The motion authorizing the award, negotiation and execution of five contracts with Birch Construction; Valdez Remodeling & Weatherization, Inc.; Piatra Inc; Ilcore Homes, Inc.; On-Call Management Services, Inc.; Camilo Garcia Construction, Inc.; and AGH20 Holdings LLC was approved on Vice President Cole's motion, Board Member Spelman's second on a 6-0 vote. Board Member Tovo was off the dais.

President Leffingwell adjourned the meeting at 3:15 p.m. without objection.

The minutes for the AHFC Meeting of September 22, 2011 were approved on this the 8th day of December 2011 on Vice President Cole's motion, Board Member Spelman's second on a 7-0 vote.